\$499,000 - 452 Quarry Way Se, Calgary

MLS® #A2213199

\$499,000

2 Bedroom, 3.00 Bathroom, 1,419 sqft Residential on 0.03 Acres

Douglasdale/Glen, Calgary, Alberta

FABULOUS END-UNNIT IN QUARRY PARK -Nestled in an amenity rich, A picturesque setting, Â this END-UNIT townhome offers a fabulous urban lifestyle, Â Driving into the area, it's easy to notice the distinctive architecture & landscape. Rounding the bend, comes this stylish Â "French Colonial" design. END-UNIT townhome – with such welcoming curb appeal. And LOW CONDO FEES. Â 2 primary bedrooms, 2 ½ baths, den, & large attached garage. Â Tasteful finishing throughout and interior recently repainted. Â Coming up the inviting west walk there is a covered patio relax & enjoy a visit. Upon entering, there's an offset flexible den with ample windows & view. Maybe add a wall-bed. The Main has a gracious living room, gorgeous hardwood, abundant windows, high ceiling & ambient fireplace. Â Â Also a high-end TV/Sono has been installed & included. Â Flowing into the kitchen, it's great every day & for entertaining. The kitchen delights with custom gloss cabinetry, quartz counters, S/S/Appls, gas stove & ample dining area. Lovely wrap-around window views. Relax on the sunny west facing deck - light up the BBQÂ An offset half bath provides convenience & privacy. Â Retreat to the top floor. Two primary bedrooms, each with en-suite &Â walk-in closet & built-in shelving. Also convenient laundry. Extra storage in garage. Quarry is reputed as having all the benefits







of an established inner-city community, There's Quarry Park Market - super grocery, coffee, bistros, shops & services. Â Add the fabulous Remington YMCA & Quarry Park Child Development Centre Then there's the splendid river and pathways. Commuting is a breeze with easy access to Glenmore & Deerfoot Trails, another big draw for the community. A Luxurious Home in a Scenic Community, Wonderful Amenities, Great Accessibility - all at a Friendly Price. Â Just move in and enjoy!Â

Built in 2015

Essential Information

MLS® # A2213199

Price \$499,000

Bedrooms 2

Bathrooms 3.00

Full Baths 2

Half Baths 1

Square Footage 1,419

Acres 0.03

Year Built 2015

Type Residential

Sub-Type Row/Townhouse

Style 3 Storey
Status Active

Community Information

Address 452 Quarry Way Se Subdivision Douglasdale/Glen

City Calgary
County Calgary
Province Alberta
Postal Code T2C 5N4

Amenities

Amenities Other, Visitor Parking

Parking Spaces

Parking Single Garage Attached

of Garages 1

Interior

Interior Features Ceiling Fan(s), Closet Organizers, High Ceilings, Quartz Counters,

Storage, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan,

Refrigerator, Washer, Window Coverings, Gas Stove

Heating Forced Air, Natural Gas

Cooling None
Fireplace Yes
of Fireplaces 1

Fireplaces Electric
Basement None

Exterior

Exterior Features Balcony, Private Entrance

Lot Description Corner Lot, Landscaped, Rectangular Lot

Roof Asphalt Shingle
Construction Stone, Stucco
Foundation Poured Concrete

Additional Information

Date Listed April 19th, 2025

Days on Market 75
Zoning M-2
HOA Fees 283
HOA Fees Freq. ANN

Listing Details

Listing Office CIR Realty

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